Stockton Services
247 Landing Road
Hampton, NH 03842
603 929-7404

Little Harbor Consulting
164 Walton Road
Newcastle, NH 03854

Statement 06/04/2023

Locus: 17 Seabreeze Lane, Newcastle, NH

Work to date:

Research to assess title to and/or and rights in Seabreeze Lane.

| | |
|---|---|
| 18 hrs @ $50/hr. | $ 900.00 |
| Registry copies | $ 50.00 |
| Total | $ 950.00 |

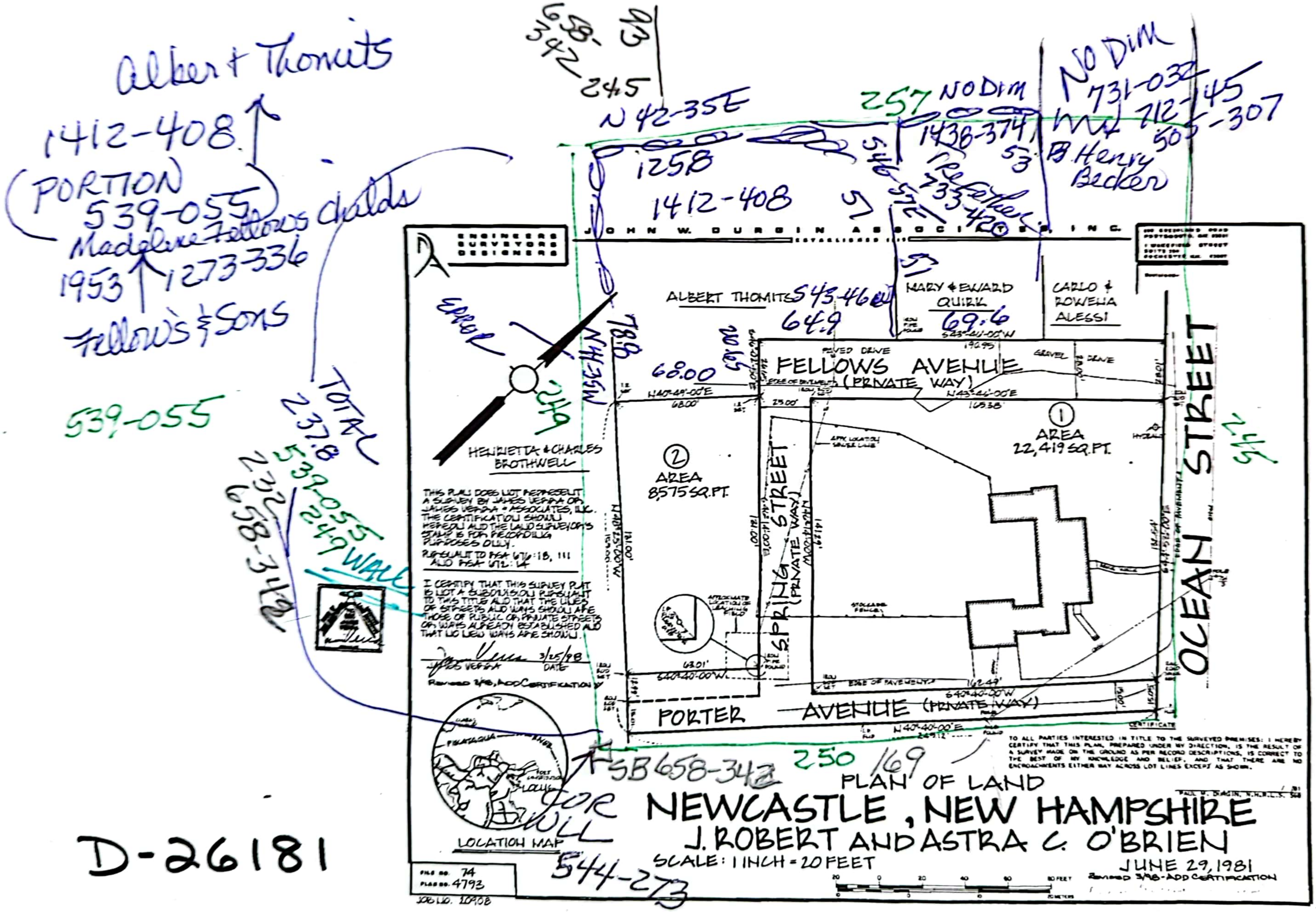
**Balance due . . . . . . . . $ 950.00**

Thank you.

*Tocky*

WAY TOO MUCH DIGITAL
flash drive
IN FOLDER

D-26181


Albert + Thomits
1412-408
(PORTION
539-055
Madeline Fellows childs
1953
1273-336
Fellows & Sons
539-055
TOTAL
237.8
539-055
249
WALL
658-342
Error
249
658-342
245
N 42-35E
257 NO DIM
1258
1412-408
1438-374
53
Trefethen
733-420
546-575
57
NO DIM
731-032
712-145
505-307
B. Henry Becker
JOHN W. DURGIN ASSOCIATES, INC.
ENGINEERS SURVEYORS DESIGNERS
ALBERT THOMITS
543-46
64.9
MARY & EWARD QUIRK
69.6
CARLO & ROWENA ALESSI
FELLOWS AVENUE (PRIVATE WAY)
PAVED DRIVE
GRAVEL DRIVE
N43-44-00E
105.38
68.00
N40-49-00E
68.00'
59.00
23.00'
78.8
N56-14-W
OCEAN STREET
245
AREA ① 22,419 SQ. FT.
AREA ② 8,575 SQ. FT.
SPRING STREET (PRIVATE WAY)
HENRIETTA & CHARLES BROTHWELL
PORTER AVENUE (PRIVATE WAY)
S40-40-00W
162.49'
63.01'
N40-40-00E
249.12
EDGE OF PAVEMENT
STOCKADE FENCE
CERTIFICATE
250 /169
SB 658-342
LOCATION MAP
PISCATAQUA RIVER
FORT
544-273
FOR WILL

THIS PLAN DOES NOT REPRESENT A SURVEY BY JAMES VERRA OR JAMES VERRA & ASSOCIATES, LLC. THE CERTIFICATION SHOWN HEREON AND THE LAND SURVEYOR'S STAMP IS FOR RECORDING PURPOSES ONLY.

PURSUANT TO RSA 676:18, III AND RSA 672:14

I CERTIFY THAT THIS SURVEY PLAT IS NOT A SUBDIVISION PURSUANT TO THIS TITLE AND THAT THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC OR PRIVATE STREETS OR WAYS ALREADY ESTABLISHED AND THAT NO NEW WAYS ARE SHOWN.

James Verra 3/25/98
JAMES VERRA DATE

Revised 3/98, ADD CERTIFICATION

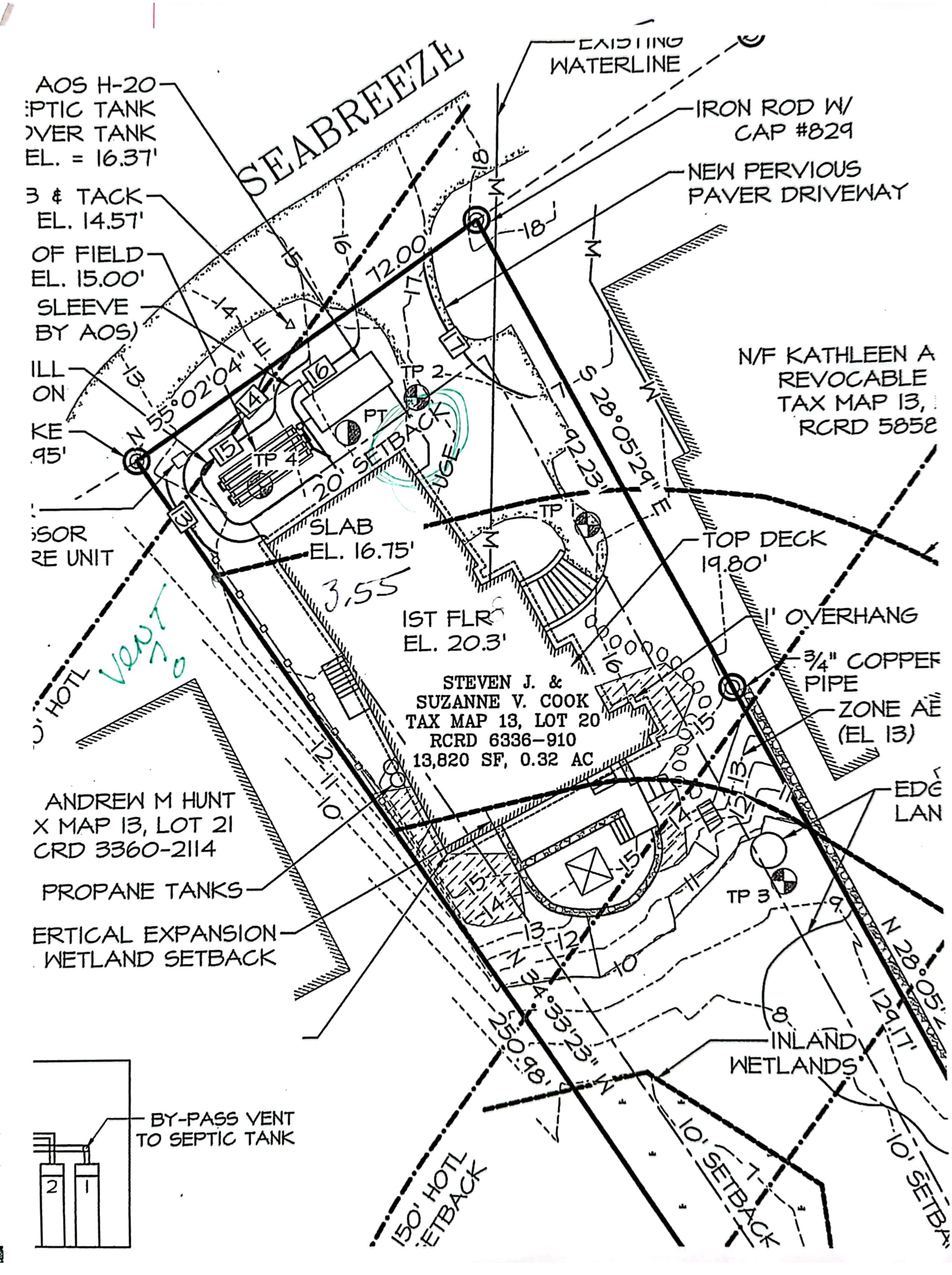
CERTIFICATE

TO ALL PARTIES INTERESTED IN TITLE TO THE SURVEYED PREMISES: I HEREBY CERTIFY THAT THIS PLAN, PREPARED UNDER MY DIRECTION, IS THE RESULT OF A SURVEY MADE ON THE GROUND AS PER RECORD DESCRIPTIONS, IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT THERE ARE NO ENCROACHMENTS EITHER WAY ACROSS LOT LINES EXCEPT AS SHOWN.

PAUL V. DURGIN, N.H.R.L.S.

PLAN OF LAND
# NEWCASTLE, NEW HAMPSHIRE
J. ROBERT AND ASTRA C. O'BRIEN
SCALE: 1 INCH = 20 FEET
JUNE 29, 1981
Revised 3/98-ADD CERTIFICATION

FILE NO. 74
PLAN NO. 4793
JOB NO. 10908


AOS H-20
EPTIC TANK
OVER TANK
EL. = 16.37'
B & TACK
EL. 14.57'
OF FIELD
EL. 15.00'
SLEEVE
BY AOS)
ILL
ON
KE
.95'
SSOR
RE UNIT
EXISTING
WATERLINE
IRON ROD W/
CAP #829
NEW PERVIOUS
PAVER DRIVEWAY
SEABREEZE
N 55°02'04" E
72.00
S 28°05'29" E
92.23'
N/F KATHLEEN A
REVOCABLE
TAX MAP 13,
RCRD 5858
TP 2
PT
TP 4
TP
TP 3
20' SETBACK
SLAB
EL. 16.75'
3.55
1ST FLR
EL. 20.3'
STEVEN J. &
SUZANNE V. COOK
TAX MAP 13, LOT 20
RCRD 6336-910
13,820 SF, 0.32 AC
TOP DECK
19.80'
1' OVERHANG
3/4" COPPER
PIPE
ZONE AE
(EL 13)
EDG
LAN
ANDREW M HUNT
X MAP 13, LOT 21
CRD 3360-2114
PROPANE TANKS
ERTICAL EXPANSION
WETLAND SETBACK
Vent
70
O' HOTL
INLAND
WETLANDS
N 34°33'23" W
250.98'
N 28°05'
129.17'
150' HOTL
SETBACK
10' SETBACK
10' SETBA
BY-PASS VENT
TO SEPTIC TANK
2
1
18
19
17
16
15
14
13
12
11
10
9
8
7

# 9/18 MATT

17 SEABREEZE 6336-0910

CW LANE PLAN AN OSGOOD

24 SEABREEZE 5980-005 & 009

4642-1110 5552-2020 2233-001

3979-1877 4908-1989 1417-091 1412-408

4760-1425 ✓539-055 Fellows

25 SEABREEZE 3360-2114

~~705-446① 8/12/1920~~ 2774-2895

11 SEABREEZE 5858-815

Pickett 1166-403 744-030 3062-205

2 ③ 10/15/1920

Addesof
Osgood TOR

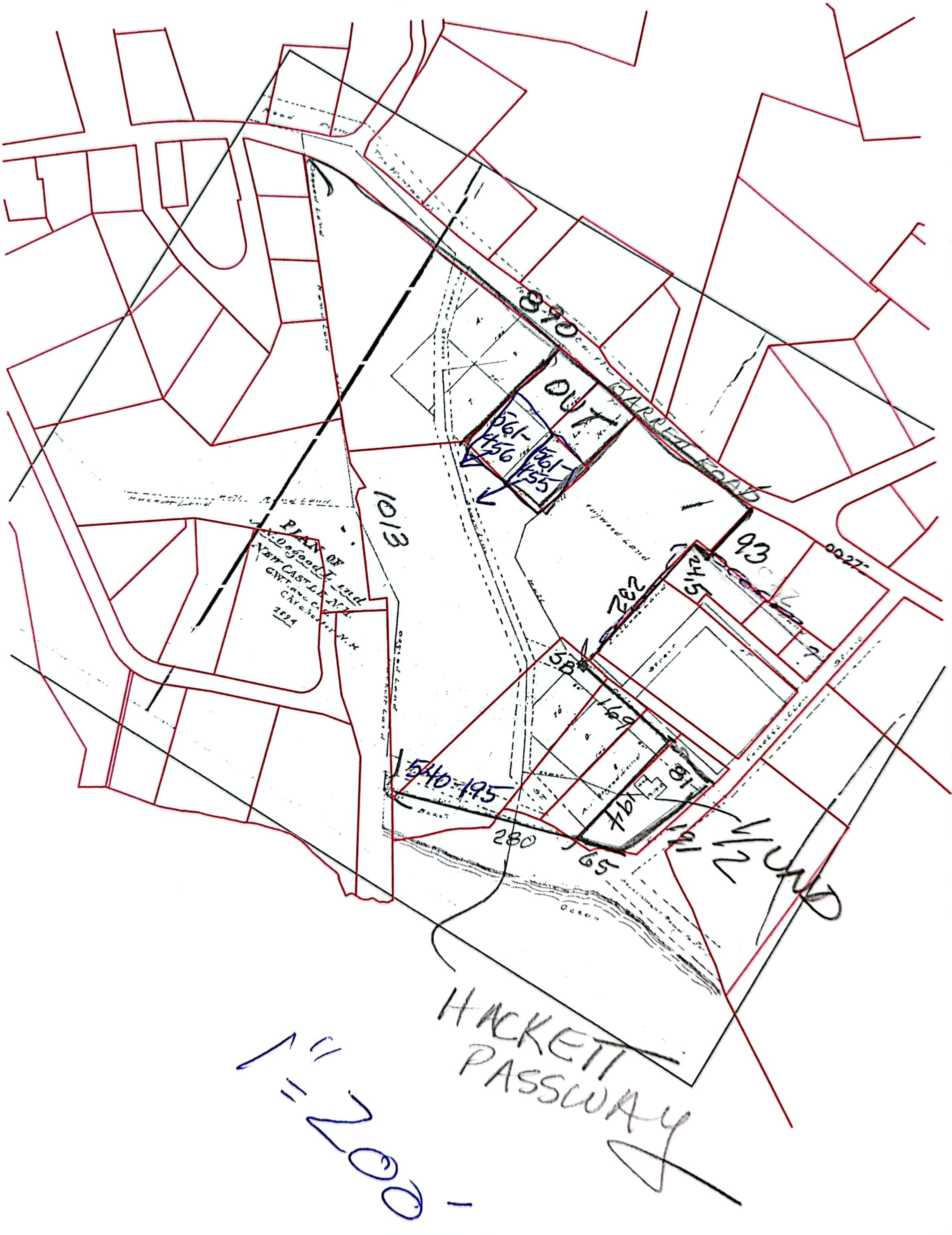
✓3078-066
✓2714-1070
✓2312-292
✓961-251
✓934-015
✓801-276
✓658-342
✓561-456
544-273

① 743-173
8/12/1920
R 10/20/1920

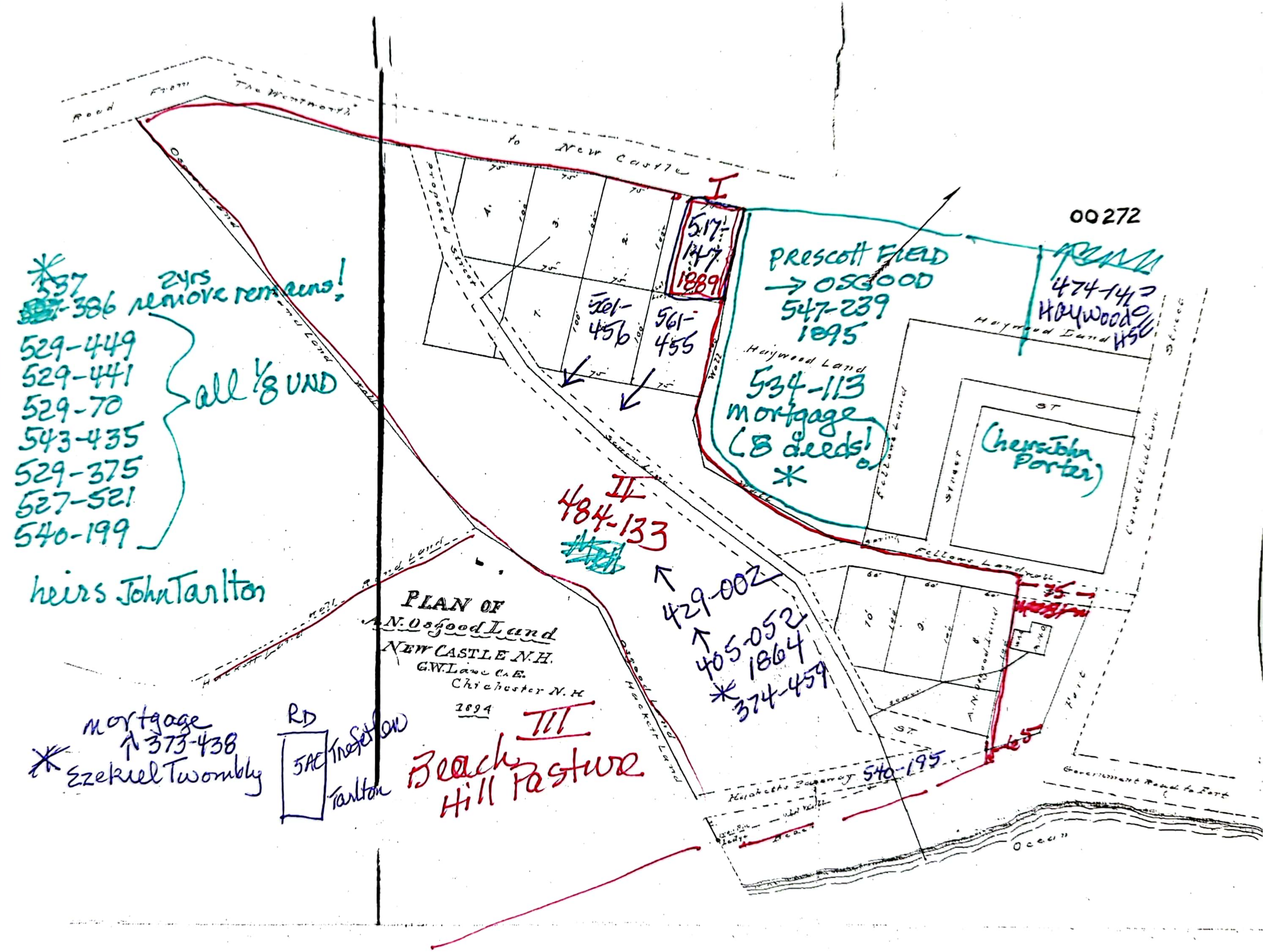
561-455 ✓
Pa3 540-195 OUT
561-456 ✓

596-053
to Benton
Lot 2 on
PLAN
DID NOT
COPY

6/1 1½ hrs
6/2 2

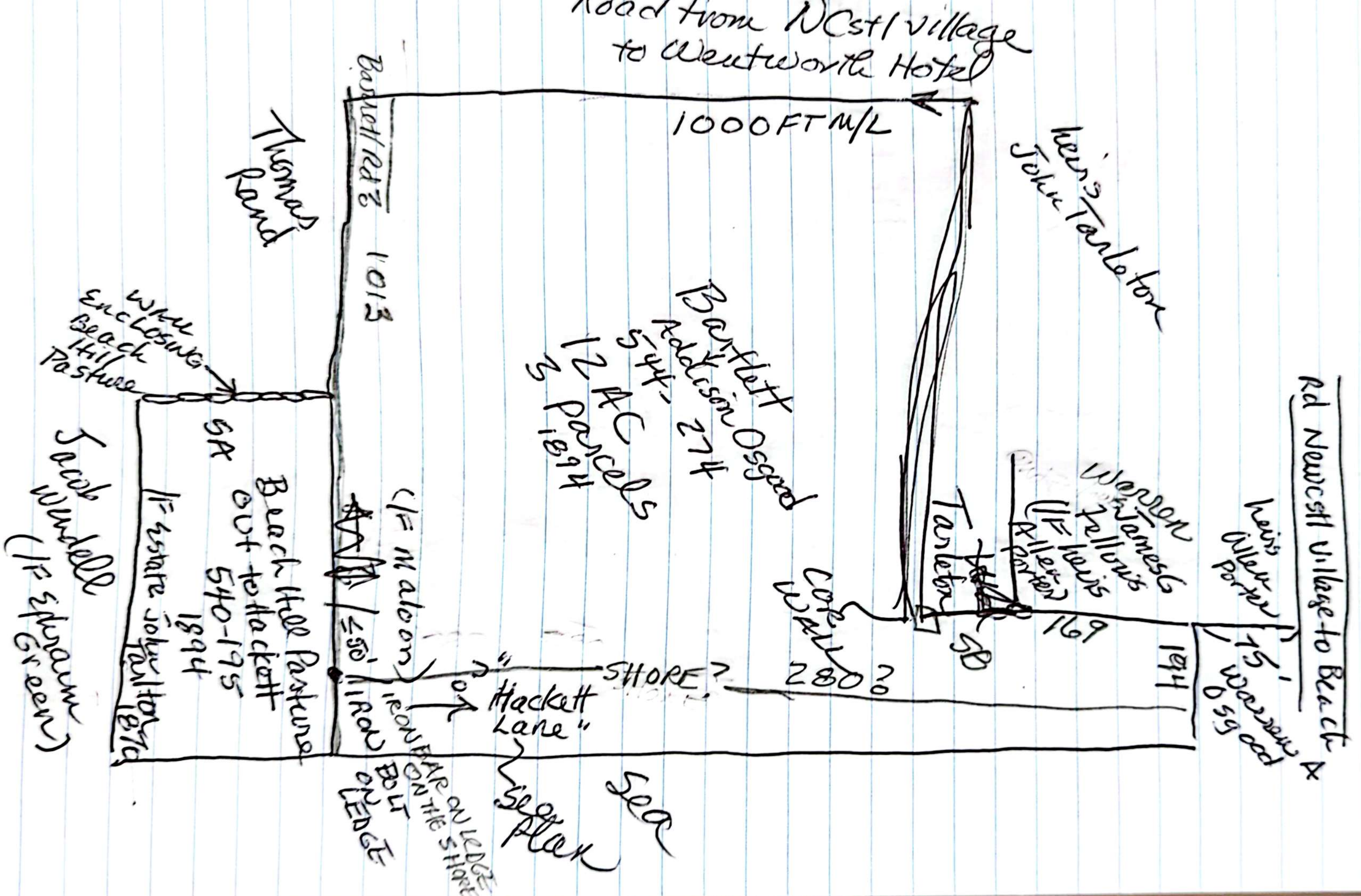

PLAN OF
J. Osgood Land
NEW CASTLE N.H.
G.W. Tasker C.E.
Chichester N.H.
1894
Hackett Land
Osgood Land
Road Land
Haywood Land
Ocean
Beach
BARRELL ROAD
890
OUT
561-456
561-455
1013
93
282
245
38
169
18
194
540-195
280
165
1/2
1/2
1/2 UND
HACKETT
PASSWAY
1" = 200-

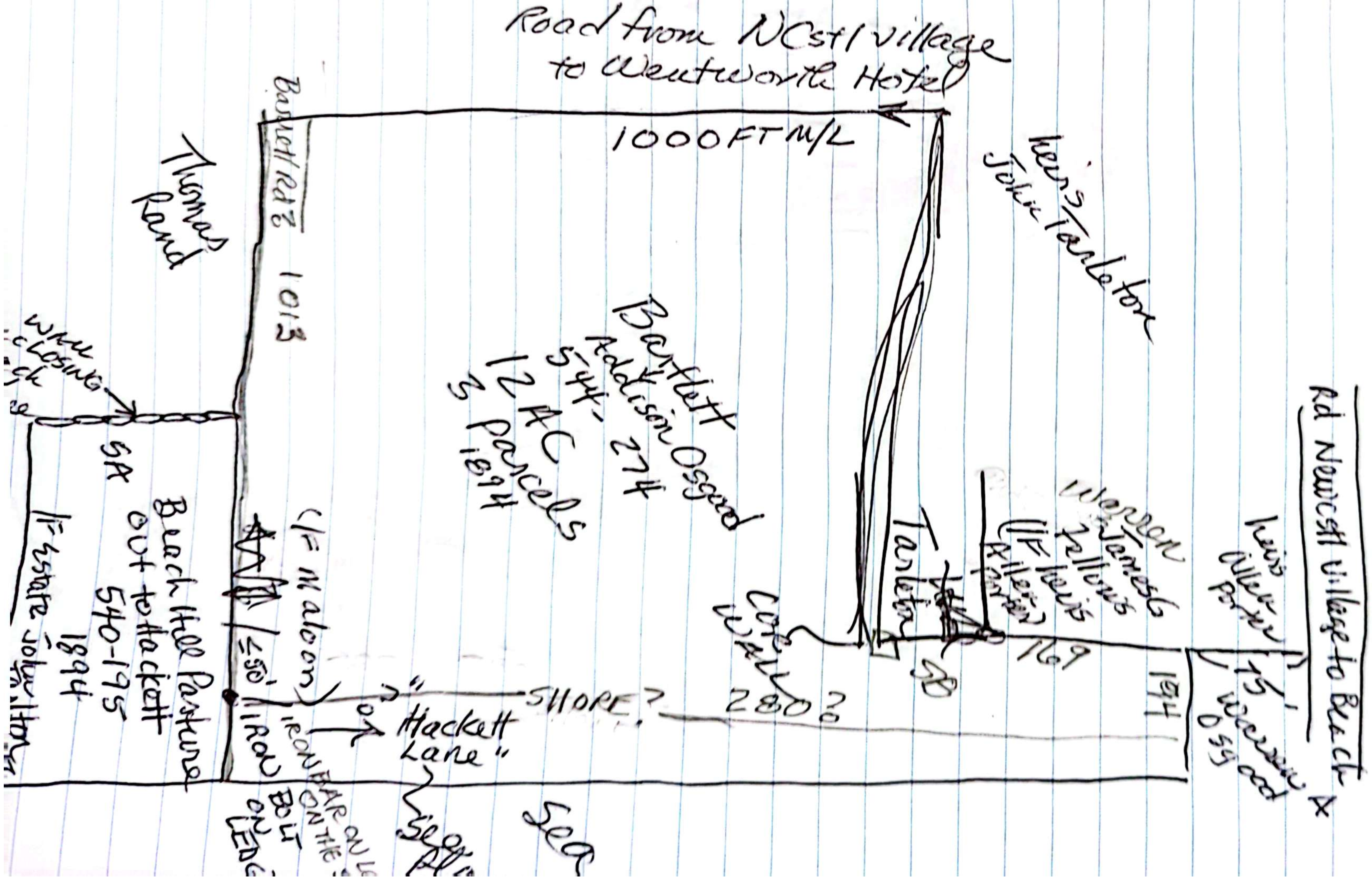
00272

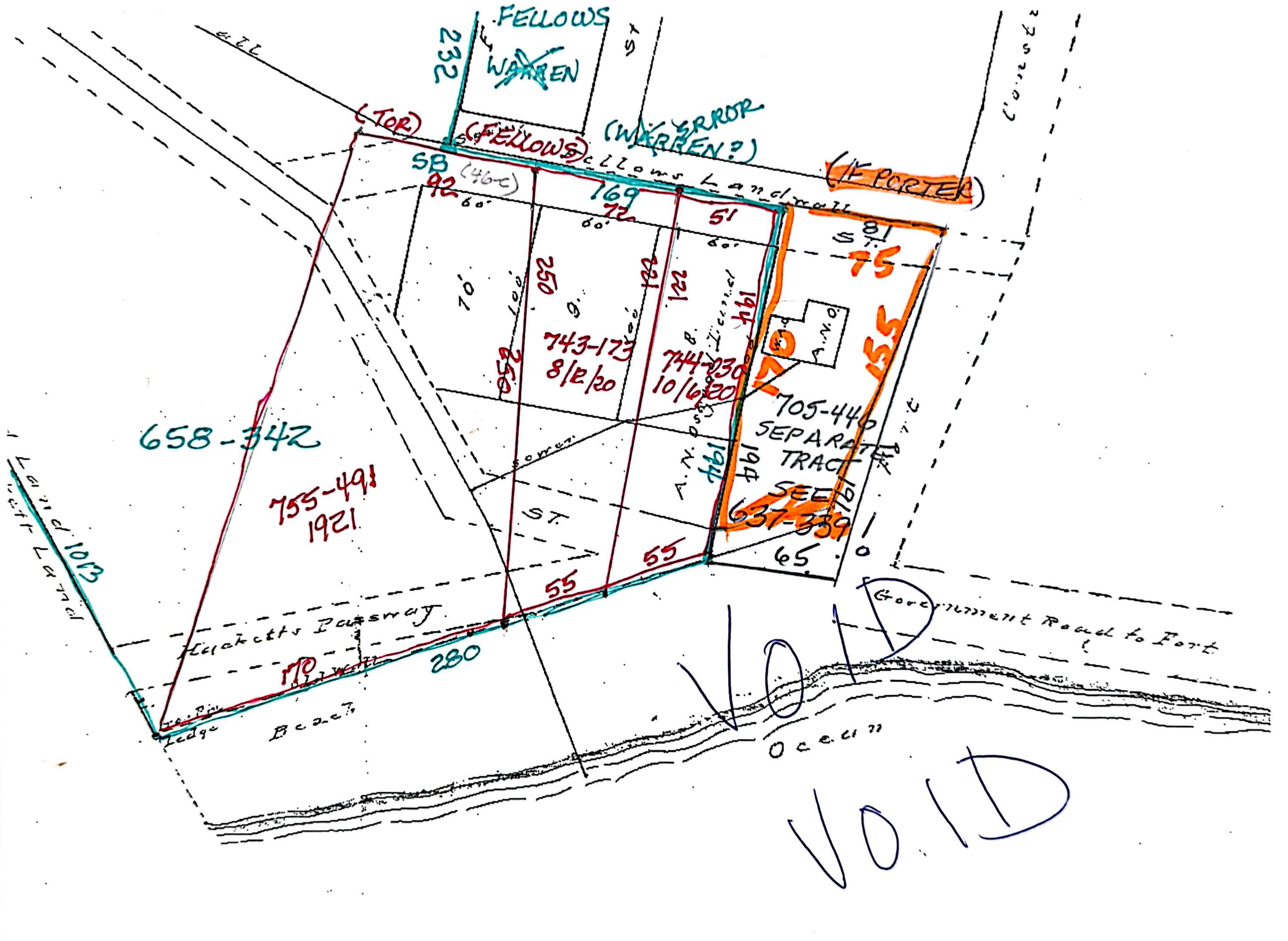


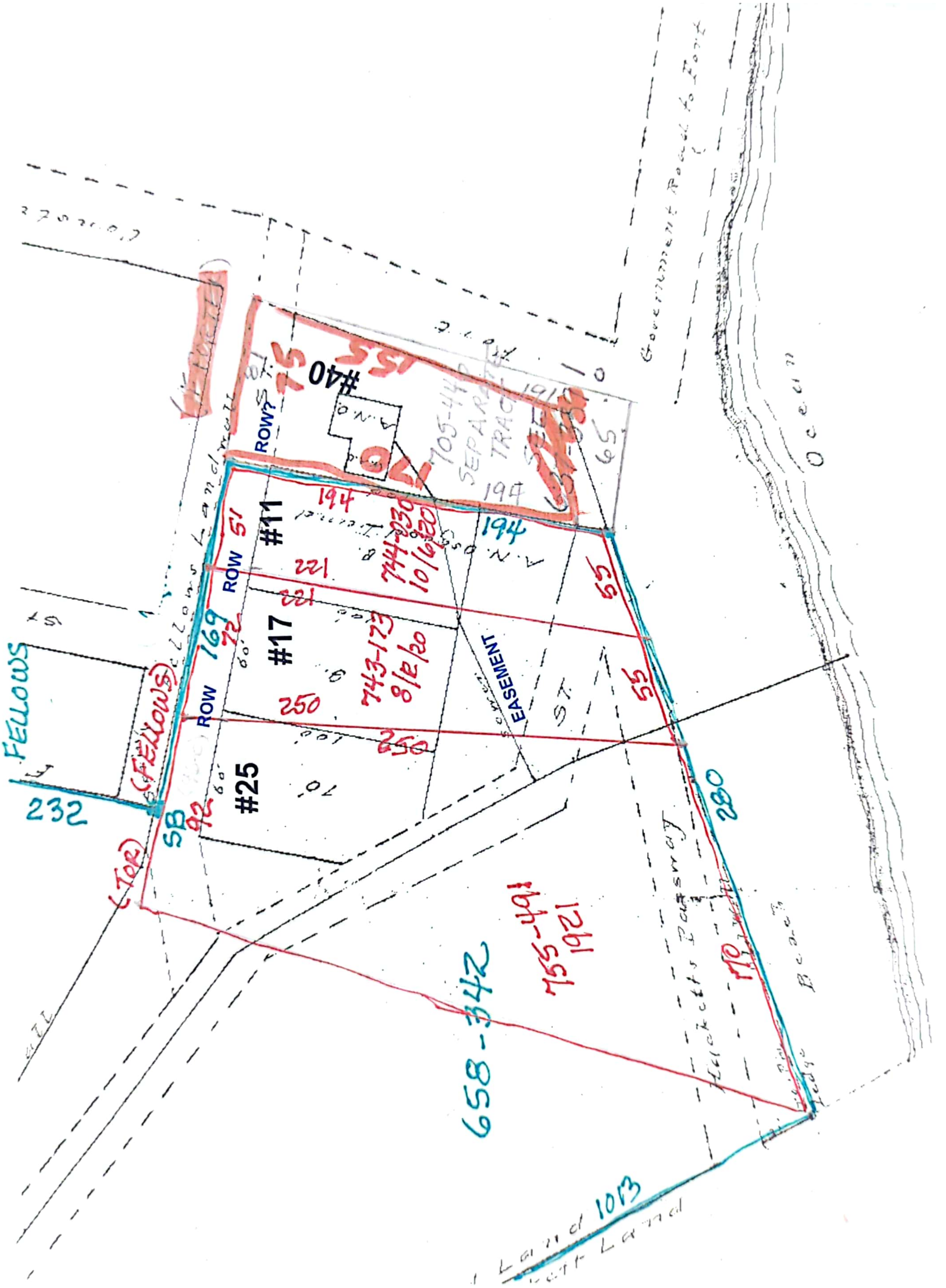
PLAN OF
A.N. Osgood Land
NEW CASTLE N.H.
G.W. Lane C.E.
Chichester N.H.
1894

Road From The Wentworth to New Castle
Osgood Land
Hackett Land
Proposed Street
Sewer Line
Wall
Haywood Land
Fellows Land
Fellows Land rail
Street
Constitution Street
ST
Fort
Government Road to Fort
Hackett's Passway
Ocean
Ledge
Beach
A.N. Osgood Land
75
100
60
120
1
2
3
4
7
8
9
10
I
517-147
1889
PRESCOTT FIELD
→ OSGOOD
547-239
1895
474-147
HAYWOOD HSE
534-113
mortgage
(8 deeds!
*
(Cherrie John Porter)
561-456
561-455
II
484-133
429-002
405-052
1864
* 374-459
540-195
35
65
*537-386 2yrs remove remains!
529-449
529-441
529-70
543-435
529-375
527-521
540-199
all 1/8 UND
heirs John Tarlton
mortgage
↑373-438
* Ezekiel Twombly
RD
5AC
Trefethen
Tarlton
III
Beach Hill Pasture


Road from NCstl village
to Wentworth Hotel
1000 FT M/L
Bartlett/Rd3
Thomas Rand
1013
heirs John Tarleton
Bartlett
Addison Osgood
544, 274
12 AC
3 parcels
1894
WALL ENCLOSING Beach Hill Pasture
5A
Beach Hill Pasture
OUT to Hackett
540-195
1894
IF estate John Tarlton
1870
Jacob Wendell
(IF Ephraim Green)
(IF Malcom)
≤50'
IRON
IRON BAR ON LEDGE ON THE SHORE
BOLT ON LEDGE
"SHORE"
or
"Hackett Lane"
Sea Plan
Sea
Tarleton
Cote WALL
280?
58
169
194
Warren James G Fellows (IF heirs Allen Porter)
heirs Allen Porter
Rd Newcstl village to Beach
15'
Warren A Osgood

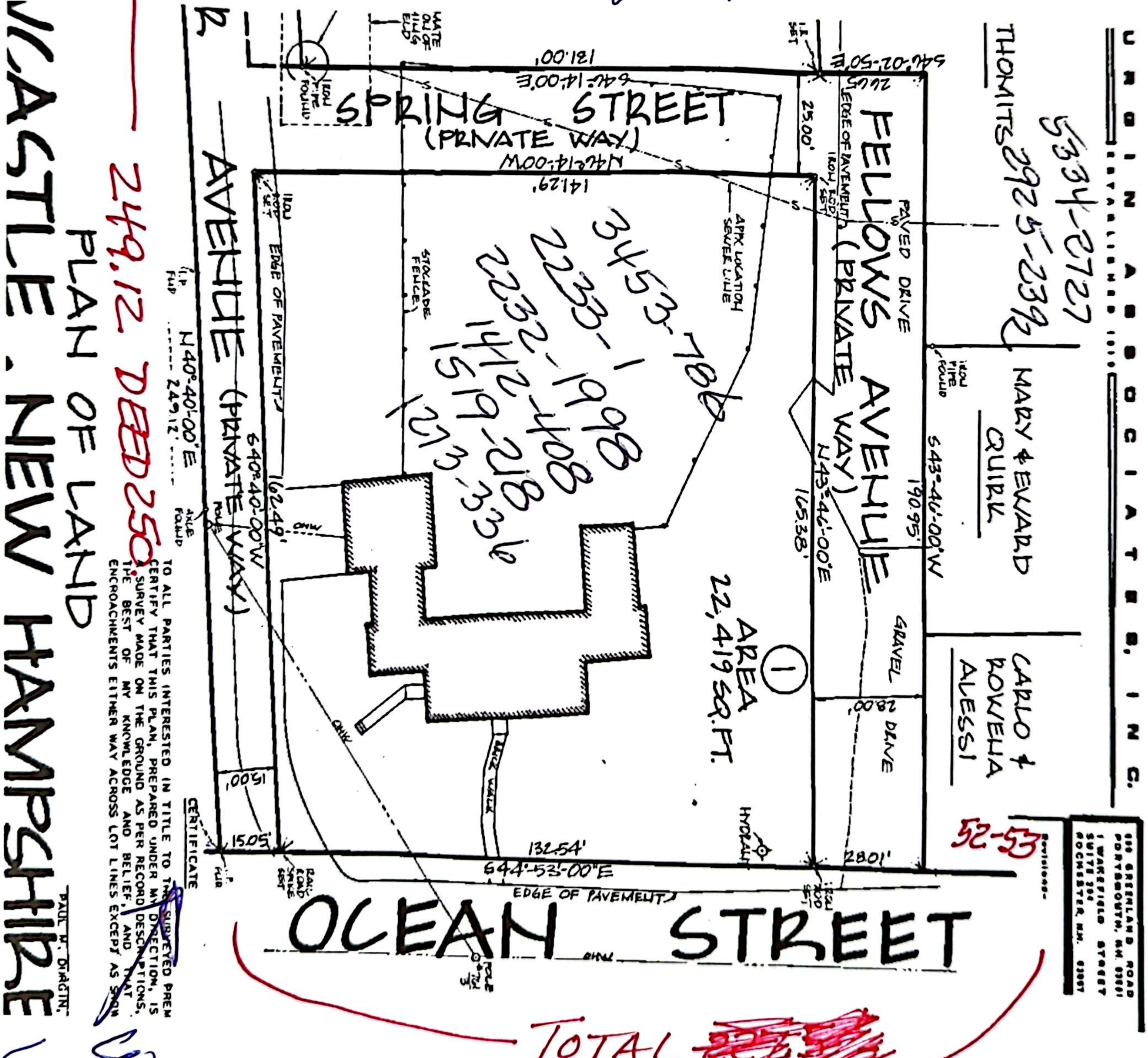

Road from NCstl village to Wentworth Hotel
1000FT M/L
Bartlett Rd 2
1013
Thomas Rand
heirs John Tarleton
Bartlett Addison Osgood 544, 274 12 AC 3 parcels 1894
wall closing
5A
Beach Hill Pasture out to Hackett 540-195 1894
Estate John Hor
(F M aloon)
≤50'
IRON BOLT ON LEDG
IRON BAR ON LE ON THE
"SHORE?
or "Hackett Lane"
Sea
280'
Core Wall
Tarleton
58
Warren James Fellows (F heirs Albert Porter)
169
194
heirs Albert Porter
Rd Newcastl village to Beach
15'
Warren Osgood
X


FELLOWS
~~WARREN~~
232
ST
(TOR)
(FELLOWS)
(WARREN?) ERROR
(F PORTER)
Fellows Landwall
SB
92
(46-C)
169
72
51
60
81
ST.
75
155
70
A.N.O.
705-440
SEPARATE
TRACT
SEE
637-339
194
194
194
191
65
10
100
9
8
250
250
221
221
743-173
8/2/20
744-030
10/6/20
A.N. Osgood Land
Sewer
ST.
658-342
755-491
1921
55
55
280
170
Hacketts Passway
Ledge
Beach
Ocean
Government Road to Fort
Land 1013
Land
VOID
VOID



Government Road to Fort
Ocean
Beach
Ledge
#40
ROW?
705-442
SEPARATE
TRACT
194
75
70
155
1915
65
#11
ROW
51
194
744-030
10/6/20
221
#17
ROW
169
72
743-173
8/12/20
250
55
EASEMENT
ST.
#25
SB
92
FELLOWS
(FELLOWS)
232
(TOR)
280
170
755-491
1921
658-342
Land
1013

Matt has not seen this done ~~[illegible]~~ after FINAL Report & BILLING



PLAN OF LAND
ASTLE . NEW HAMPSHIRE
OCEAN STREET
EDGE OF PAVEMENT
S44°53'00"E
132.54'
15.05'
28.01'
SPRING STREET
(PRIVATE WAY)
S46°14'00"E
131.00'
N46°14'00"W
141.29'
S46°02'50"E
AVENUE (PRIVATE WAY)
N40°40'00"E
249.12'
S40°40'00"W
162.49'
15.00'
FELLOWS AVENUE (PRIVATE WAY)
N43°46'00"E
165.38'
S43°46'00"W
190.95'
25.00'
AREA 22,419 SQ.FT.
1
EDGE OF PAVEMENT
PAVED DRIVE
GRAVEL DRIVE
STOCKADE FENCE
APPX LOCATION SEWER LINE
BRICK WALK
HYDRANT
IRON PIPE FOUND
I.R. SET
I.P. FND
AXLE FOUND
RAILROAD SPIKE SET
POLE
THOMITS
MARY & EWARD QUIRK
CARLO & ROWENA ALESSI
URGIN ASSOCIATES, INC.

CERTIFICATE

TO ALL PARTIES INTERESTED IN TITLE TO THE SURVEYED PREM CERTIFY THAT THIS PLAN, PREPARED UNDER MY DIRECTION, IS A SURVEY MADE ON THE GROUND AS PER RECORD DESCRIPTIONS. THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT ENCROACHMENTS EITHER WAY ACROSS LOT LINES EXCEPT AS SHOW

PAUL N. DURGIN

GREENLAND ROAD
PORTSMOUTH, N.H. 03801
1 WAKEFIELD STREET
SUITE 304
ROCHESTER, N.H. 03867

Revisions-

5334-2727
2925-2392

3453-786
2233-1998
2232-408
1412-218
1519-336
273,336

249.12 DEED 250

52-53

TOTAL ~~[illegible]~~ 228±

DEED 245

WHERE WAS THE WALL??